

Robert D. Aldous, Chairman  
Michael A. Podolski, Vice Chairman  
John R. Bethoney, Clerk  
Ralph I. Steeves  
James E. O'Brien IV

**TOWN OF DEDHAM**  
**Commonwealth of Massachusetts**



**PLANNING BOARD**  
**26 Bryant Street**  
**Dedham, MA 02026**

Arthur T. Noonan  
Planning Consultant

Susan N. Webster  
Administrative Assistant

(781) 751-9242  
Fax (781) 751-92259  
[swebster@dedham-ma.gov](mailto:swebster@dedham-ma.gov)

This is a summary of the official decisions rendered by the Planning Board at its meeting on Wednesday, May 27, 2010. Present were John R. Bethoney, Chairman, Michael A. Podolski, Esq., Vice Chairman, Robert D. Aldous, Clerk, Ralph I. Steeves, and James E. O'Brien IV.

**27 BRIDGE STREET, 27 BRIDGE STREET LLC (SITE-04-10-1216, GB/GR DISTRICT).** Kevin F. Hampe, Esq., Joseph Federico, Applicant, Jack Gillon, Traffic Consultant, James Susi, United Consultants, Steven Findlen, McMahon Associates. *Applicant presented with a new rendering of the proposed building, which will be slightly smaller than originally planned. Board discussed the traffic report supplied by Jack Gillon. McMahon will review landscape plan and lighting consultation will be obtained. Board stressed the importance of the building being structurally impressive due to its location.*

**Disposition:** *Applicant will return in two or three weeks for next hearing.*

**RECOGNITION OF DEPARTING PLANNER.** *Board commended Christopher Ryan for service to town.*

**21 EASTBROOK ROAD, SUPREME DEVELOPMENT AND PETRUZZIELLO PROPERTIES (SITE-05-10-1227, LM DISTRICT): SCOPING SESSION.** Giorgio Petruzzello, Applicant, Antonio Petruzzello, Applicant, John Rhoads, Norwood Engineering, Michael McKay, Architect. *Applicant proposes 19,000 square feet building to house Supreme Cabinets. Building will contain manufacturing, warehouse, retail sales, and offices. They have received Zoning Board of Appeals approval and are working with Conservation Commission regarding off-site mitigation since they back up to Mother Brook. Town will hire a consultant for parking review issues and defer to Conservation Commission regarding drainage issues.*

**Disposition:** *Applicant will return with rendering of building at next meeting.*

**HEBREW SENIOR LIFE, 5000 GREAT MEADOW ROAD (SITE-05-10-1230, SC District): REQUEST FOR INSUBSTANTIAL MODIFICATIONS.** *Applicant requests insubstantial modifications for five-foot walkway from community cottage to main campus, 12' x 15' deck overlooking wetlands, and community garden including 10' x 20' shed. Board approved as insubstantial the garden, deck, and shed. HSL will provide further information regarding sidewalks and Board will then consider.*

**Disposition:** *Board **approved** insubstantial changes for deck, garden, and shed. Board requested further information from HSL regarding sidewalks.*

**BOARD REORGANIZATION:**

- **Chairman:** Robert D. Aldous
- **Vice Chairman:** Michael A. Podolski, Esq.
- **Clerk:** John R. Bethoney

**NEXT MEETING:** June 16, 2010

Prepared by Susan Webster, Administrative Assistant